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LAYLA D'EMILIA
COMMISSIONER, DIVISION OF
PROFESSIONAL LICENSURE

Existing Building Code Committee (Ch. 34)

Chairman DiMascio took roll call:

*Layla D'Emilia, or designee	✓ present	<input type="checkbox"/> absent
**Peter Ostroskey, or designee	✓ present	<input type="checkbox"/> absent
Fred Lonardo	✓ present	<input type="checkbox"/> absent
Mike Grover	✓ present	<input type="checkbox"/> absent
Dana Haagensen	✓ present	<input type="checkbox"/> absent
Kevin Hastings	✓ present	<input type="checkbox"/> absent
Vernon Woodworth	✓ present	<input type="checkbox"/> absent

Mike DiMascio, Chair	✓ present	<input type="checkbox"/> absent
Doug Anderson	<input type="checkbox"/> present	✓ absent
Lee Cleveland	<input type="checkbox"/> present	✓ absent
Michael Shearer	<input type="checkbox"/> present	✓ absent
Erik Eklund	✓ present	<input type="checkbox"/> absent
Barry Gehron	✓ present	<input type="checkbox"/> absent
Dave Horton	✓ present	<input type="checkbox"/> absent

**Office of Public Safety Assistant Chief of Inspections–Building and Engineering Dan Walsh participated as the designee for DPL Commissioner, Lyla D'Emilia.*

***Chief Fire Protection Engineer, Division of Fire Safety, Department of Fire Services Jen Hoyt participated as the designee for State Fire Marshal Peter Ostroskey.*

December 22, 2020 Meeting Minutes

General notes on format of these minutes

- *These minutes represent general points of discussion by members and audience participants during the regular meeting session. The minutes are not intended to be a verbatim account of discussions.*
- *Votes are noted as **MOTION** by, seconded by, and whether it was a unanimous or split vote.*
- *Agenda topics as numbered may be in the same order as they appear on the meeting agenda.*
- *The meeting agenda is listed as **EXHIBIT A**; others are listed sequentially as addresses during the meeting.*

Regular Meeting Portion

1. **Roll Call.** Chairman DiMascio opened the meeting about 9:04 am. Each board member noted as present above, responded as to his or her in attendance.
2. **Minutes.** On a **MOTION** by Kevin Hastings seconded by Fred Lonardo it was a unanimous vote to approve, the draft meeting minutes for the August 25, 2020 Existing Building Code Technical Advisory Committee (EAC) as amended (**EXHIBIT B**). Roll call: Dan Walsh, Jen Hoyt, Fred Lonardo, Mike Grover, Dana Haagensen, Kevin Hastings, Vernon Woodworth, Mike DiMascio, Michael Shearer, Barry Gehron, and Dave Horton all responded in the affirmative. Discussion included removing a repeated paragraph at the bottom of page two.



3. **Review/Vote** technical review of the question and the answer shown on the Question 10_Hoyt edits document (**EXHIBIT C**). Chairman DiMascio explained that Some committee members worked on developing the question, answer individually, and sent their work to Mike Guigli who organized the information for today's discussion. The intent would be to add this information to the BBRS Official Interpretation No. 2014_01 Updated September 8, 2020 document.

Mike Guigli explained that this question and answer came out of the proposed changes to the 2014_01_Official_Interpretation_Existing_Buildings_Q&A_work the EAC developed vetted last August. Because of this work, last September, the BBRS adopted question 5B in the BBRS Official Interpretation No. 2014_01 Updated September 8, 2020 document. Both 5B and question 10 being discussed today have been put forward to clarify *work area* in the EABC.

Jen Hoyt explained the object is to include the whole building and then the exits. She felt the original question, the answers that Mike Guigli offered last August was too broad, and the edits tried to narrow the answers to the question.

Fred Lonardo asked if the work area exceeded 50% of the building total floor area, would the entire building needs to have fire sprinklers or just the floor being remodeled. The group discussed level 1 and level 2 work requirements when the egress changing impacts whether fire sprinklers are required.

Mike Guigli talked about projects that put back the building the way it was prior to the work do not trigger fire sprinkler requirements. The IEBC does not mandate installing building systems for projects that change building finishes. Jen Hoyt spoke about projects that include moving doors change the building egress. These projects require fire sprinklers.

The group had a general discussion about work area in the IEBC, and how some architects calculate a project work area. The discussion considered section 804.2. Some talked about adding a note to the end of the answer to clarify if any one floor, in a 3 family structure, undergoes a project, which exceeds 50% of that unit floor area, that only that unit would require fire sprinklers.

On a **MOTION** by Jen Hoyt by seconded by Dana Haagensen it was a unanimous vote to approve making a new paragraph after the sentence "Since the proposed renovation does not exceed 50% of the floor on any level, a sprinkler system is not required by this code section". Also, add a new sentence after Section 804.2, *If the work area exceeds 50% of that individual floor area then the work area on that floor must be equipped with fire sprinklers*. In addition, add a note after the paragraph "Note, see also Mass. IEBC Amendments to 804.2." Dan Walsh displayed all of the motion. Roll call: Dan Walsh, Jen Hoyt, Fred Lonardo, Mike Grover, Dana Haagensen, Kevin Hastings, Vernon Woodworth, Mike DiMascio, Michael Shearer, Barry Gehron, and Dave Horton all responded in the affirmative.

4. On a **MOTION** by Jen Hoyt seconded by Mike Grover it was a unanimous vote to adjourn the meeting at about 10:55 a.m. Roll call vote: Dan Walsh, Jen Hoyt, Fred Lonardo, Mike Grover, Dana Haagensen, Kevin Hastings, Vernon Woodworth, Mike DiMascio, Michael Shearer, Barry Gehron, and Dave Horton all responded in the affirmative.

EXHIBITS:

- A. Meeting Agenda December 22, 2020.
- B. Draft Meeting Minutes August 25, 2020.
- C. Question 10_Hoyt edits document.